

046.0

0003

0017.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
963,500 / 963,500
963,500 / 963,500
963,500 / 963,500

PROPERTY LOCATION

No	Alt No	Direction/Street/City
105		MEDFORD ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: KRAFT THOMAS J	
Owner 2:	
Owner 3:	

Street 1: 105 MEDFORD STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	

Street 1:

Twn/City:

St/Prov: Cntry:

Postal:

NARRATIVE DESCRIPTION

This parcel contains .102 Sq. Ft. of land mainly classified as Two Family with a Multi-Conver Building built about 1910, having primarily Clapboard Exterior and 2306 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 12 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

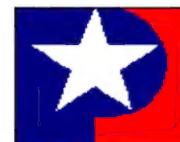
Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4433		Sq. Ft.	Site		0	80.	1.12	1			Med. Tr	-10					398,153						398,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	4433.000	565,300		398,200	963,500		32672
							GIS Ref
							GIS Ref
							Insp Date
							12/04/18



Patriot
Properties Inc.

!3905!

USER DEFINED

Prior Id # 1:	32672
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	565,300	0	4,433.	398,200	963,500		Year end	12/23/2021
2021	104	FV	537,900	0	4,433.	398,200	936,100		Year End Roll	12/10/2020
2020	104	FV	537,700	0	4,433.	398,200	935,900	935,900	Year End Roll	12/18/2019
2019	104	FV	422,700	0	4,433.	423,000	845,700	845,700	Year End Roll	1/3/2019
2018	104	FV	465,700	0	4,433.	308,600	774,300	774,300	Year End Roll	12/20/2017
2017	104	FV	435,500	0	4,433.	268,800	704,300	704,300	Year End Roll	1/3/2017
2016	104	FV	435,500	0	4,433.	228,900	664,400	664,400	Year End	1/4/2016
2015	104	FV	360,200	0	4,433.	224,000	584,200	584,200	Year End Roll	12/11/2014

Parcel ID 046.0-0003-0017.0

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CARROLL MARGARE	30227-126		5/28/1999		390,000	No	No		
	14299-422		5/1/1981		78,000	No	No	Y	

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
6/23/2021	876	New Wind	12,282	C					12/4/2018	MEAS&NOTICE	HS	Hanne S											
3/27/2019	418	New Wind	8,110	C					1/23/2009	Meas/Inspect	372	PATRIOT											
5/28/2001	370	Redo Kit	25,000	C					4/28/2000	Inspected	263	PATRIOT											
									3/8/2000	Measured	263	PATRIOT											
									2/4/1999		PM	Peter M											

Sign: VERIFICATION OF VISIT NOT DATA _____

